LOT 6 BLOCK 1 PINE KNOLL S/D.

391-194, 685-813, 732-701, 794

GENOVESE JOSEPH/GENOVESE BRENDA J
352 SW HARMONY LN
LAKE CITY, FL 32025

2025

19-4S-17-08570-002

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

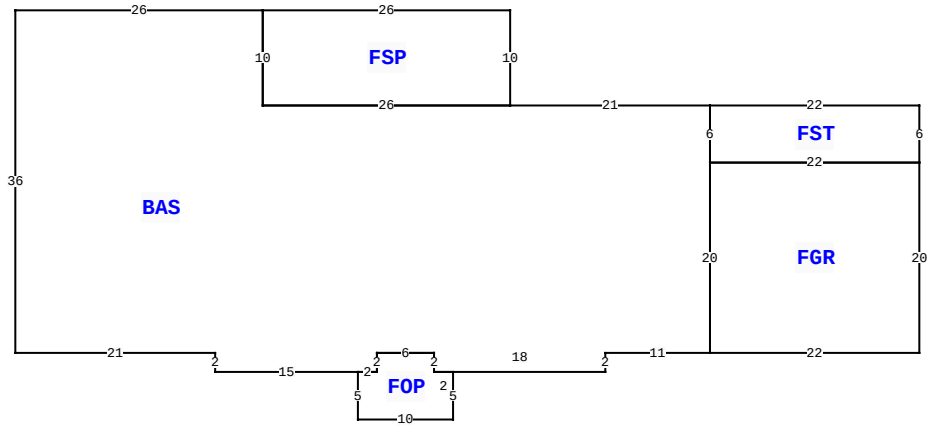
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 80
Exterior Wall	05	AVERAGE 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	06	VINYL ASB 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	19417.030	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,228	100		2,228	181,720
FGR	440	55		242	19,738
FOP	62	30		19	1,550
FSP	260	40		104	8,483
FST	132	55		73	5,954
TOTALS	3,122			2,666	217,444

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,666	112.0320	125.48	334,530	1973	1973	0	0	0	35.00	65.00

1 SINGLE FAM – 100% - 2018 Heated Area: 2228 HX Base Yr 2018



352 SW HARMONY LN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		217,444
TOTAL MARKET OB/XF VALUE		1,400
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		237,344
SOH/AGL Deduction		135,428
ASSESSED VALUE		101,916
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		51,194
TOTAL JUST VALUE		237,344
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		223,741

SALE:2:1: LOT 6, BLK 1, PINE KNOLL

SALE:1:1: LOT 6 BLOCK 1 PINE KNOLL

PERMIT NUM	DESCRIPTION	AMT	ISSUED
31587	MAINT/ALTR	55	11/15/2013
6941	ADDN SFR	12,000	03/12/1993

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1350/2303	12/28/2017	WD	U	I	11	100
GRANTOR: JOSEPH & BRENDA J GEN						
GRANTEE: JOSEPH & BRENDA J G						
1296/2180	6/21/2015	WD	Q	I	01	125,000
GRANTOR: DAMIEN C & ISABEL HAR						
GRANTEE: JOSEPH & BRENDA J G						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W21 FSP= N10 W26 S10 E26$ W26 N10 W26 S36 E21 S2 E15 FOP= S5 E10 N5 W2 N2 W6 S2 W2$ E2 N2 E6 S2 E18 N2 E11 FGR= E22 N20 W22 S20$ N20 FST= E22 N6 W22 S6$ N6$.

EXTRA FEATURES

LN	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	900	
2	0258	PATIO	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	100	
3	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	400	

LAND DESCRIPTION

TOTAL OB/XF 1,400

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0100	C	SFR	100		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 05/11/2017 BY DF Total Acres: 0.89 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 06/20/2025 BY SYS